

**BEFORE THE PLANNING  
COMMISSION FOR  
THE CITY OF BEAVERTON,  
OREGON**

**After recording return to:**  
City of Beaverton, City Recorder:  
12725 SW Millikan Way  
P.O. Box 4755  
Beaverton, OR 97076

IN THE MATTER OF A REQUEST FOR APPROVAL ) ORDER NO. 2790  
OF A ZONING MAP AMENDMENT (SOUTH ) ZMA2020-0005 ORDER APPROVING  
COOPER MOUNTAIN MAIN STREET PUD) ) SOUTH COOPER MOUNTAIN MAIN STREET PUD,  
WISHCAMPER DEVELOPMENT PARTNERS, ) ZONING MAP AMENDMENT  
APPLICANT. )

The matter came before the Planning Commission on October 21, 2020 and November 18, 2020, on a request for a Zoning Map Amendment to apply city zoning to the subject site in accordance with the Land Use designations and the South Cooper Mountain Community Plan. The site is located west of SW Mountainside Way and north of SW Scholls Ferry Road. Address: 17811 SW Scholls Ferry Road. Tax Lot 500 on Washington County Tax Assessor’s Map 2S106B.

Pursuant to Ordinance 2050 (Development Code) Section 50.45, the Planning Commission conducted a public hearing; reviewed exhibits; and considered testimony on the subject proposal.

The Commission, after holding the public hearing and considering all oral and written testimony, adopts the Staff Report dated October 14, 2020, the supplemental memorandum dated October 20, 2020 and two supplemental

memoranda dated October 21, 2020 and the supplemental memorandum dated November 18, 2020, and the findings contained therein, as applicable to the approval criteria contained in Section 40.97.15.1.C of the Development Code.

Therefore, **IT IS HEREBY ORDERED** that **ZMA2020-0005** is **RECOMMENDED FOR APPROVAL** to the City Council, based on the testimony, reports and exhibits, and evidence presented during the public hearing on the matter and based on the facts, findings, and conclusions found in the Staff Report dated October 14, 2020, the supplemental memorandum dated October 20, 2020 and two supplemental memoranda dated October 21, 2020 and the supplemental memorandum dated November 18, 2020.

Motion **CARRIED**, by the following vote:

**AYES:** Lawler, Winter, Nye, Overhage, Saldana  
**NAYS:** None.  
**ABSTAIN:** None.  
**ABSENT:** Brucker.

Dated this 24 day of November, 2020.

To appeal the decision of the Planning Commission, as articulated in Land Use Order No. 2790 an appeal must be filed on an Appeal form provided by the Director at the City of Beaverton Community Development Department's office by no later than 4:30 p.m. on December 04, 2020.

PLANNING COMMISSION  
FOR BEAVERTON, OREGON

ATTEST:

APPROVED:

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Elena Sasin  
Associate Planner

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JENNIFER NYE  
Chair

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Jana Fox  
Planning Manager